



Entered on Docket
March 09, 2010

Hon. Bruce A. Markell
United States Bankruptcy Judge

7 **WILDE & ASSOCIATES**

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20 Telephone: (602) 255-6000
21 U.S. Bank, N.A.
22 09-76401

23 **UNITED STATES BANKRUPTCY COURT**
24 **DISTRICT OF NEVADA**

25 In Re:

BK-09-17282-bam

26 Ronald Hatcher and Debra Hatcher

Date: 2/23/2010
Time: 1:30 pm

27 Debtors

Chapter 13

28 **ORDER VACATING AUTOMATIC STAY**

29 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the Automatic Stay in the
30 above-entitled bankruptcy proceedings is immediately vacated and extinguished for all purposes as to

1 Secured Creditor U.S. Bank, N.A., its assignees and/or successors in interest, of the subject property,
2 generally described as 7364 Salvador Place, Las Vegas, NV 89113, and legally described as follows:
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4 **PARCEL I:**

5 LOT FIFTY FOUR (54) OF FINAL MAP OF NEVADA TRAILS R2-70 NO. 19, A
6 COMMON INTEREST COMMUNITY AS SHOWN BY MAP THEREOF ON FILE IN
7 BOOK 123 OF PLATS, PAGE 2, IN THE OFFICE OF THE COUNTY RECORDER, CLARK
8 COUNTY, NEAVADA, AND AS AMENDED BY CERTIFICATE OF AMENDMENT
9 RECORDED DECEMBER 28, 2005 IN BOOK 20051228 AS DOCUMENT NO. 04294,
10 OFFICIAL RECORDS.

11 **PARCEL II:**

12 A NON-EXCLUSIVE EASEMENT FOR ACCESS, INGRESS AND EGRESS OVER
13 ASSOCIATION PROPERTY INCLUDING ANY PRIVATE DRIVEWAY AS SET FORTH
14 AND SUBJECT TO DECLARATION OF COVENANTS, CONDITIONS AND
15 RESTRICTIONS AND RESERVATION OF EASEMENTS FOR PALO VERDE NORTH
16 RECORDED OCTOBER 12, 2005 IN BOOK 20051012 AS DOCUMENT NO. 0001535,
17 OFFICIAL RECORDS.

18 IT IS FURTHER ORDERED, ADJUDGED and DECREED that the Secured Creditor shall give

19 Debtors at least five business days' notice of the time, place and date of sale.
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1 IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that Secured Creditor hereby
2 withdraws its secured Proof of Claim filed in this matter. The Secured Creditor shall notify the Trustee of
3 the completion of the foreclosure sale. If applicable, Secured Creditor may thereafter amend its secured
4 Proof of Claim to an unsecured Proof of Claim no later than forty-five (45) days after the foreclosure sale.

5 DATED this _____ day of _____, 2010.

6 Submitted by:

7 **WILDE & ASSOCIATES**

8 By: K. Wilde #10235

9 **Gregory L. Wilde, Esq.**
10 Attorney for Secured Creditor
11 212 South Jones Boulevard
12 Las Vegas, Nevada 89107

13 APPROVED / DISAPPROVED

14 By: N. Newark

15 Narrah F. Newark
16 201 LAS VEGAS BLVD., S., #350
17 Las Vegas, NV 89101
18 Attorney for Debtor(s)

19 Nevada Bar No: 2763

20 APPROVED / DISAPPROVED

21 By: _____

22 Rick A. Yarnall
701 Bridger Avenue #820
23 Las Vegas, NV 89101
24 Chapter 13 Trustee

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1 In accordance with Local Rule 9021, the undersigned counsel certifies as follows (check one):

2 _____ The court waived the requirements of LR 9021.

3 _____ No parties appeared or filed written objections, and there is no trustee appointed in the case.

4 _____ No parties appeared or filed written objections, and the trustee is the movant.

5 x This is a chapter 7 or 13 case, and either with the motion, or at the hearing, I have delivered a
copy of this proposed order to all counsel who appeared at the hearing, and any trustee
appointed in this case, any unrepresented parties who appeared at the hearing, and each has
approved or disapproved the order, or failed to respond, as indicated below:

6 Debtor's counsel:

7 X approved the form of this order _____ disapproved the form of this order

8 _____ waived the right to review the order and/or _____ failed to respond to the document

9 _____ appeared at the hearing, waived the right to review the order

10 _____ matter unopposed, did not appear at the hearing, waived the right to review the order

11 Trustee:

12 _____ approved the form of this order _____ disapproved the form of this order

13 _____ waived the right to review the order and/or x failed to respond to the document

14 _____ This is a chapter 9, 11, or 15 case, and I have delivered a copy of this proposed order to all
counsel who appeared at the hearing, and any trustee appointed in this case any unrepresented
parties who appeared at the hearing, and each has approved or disapproved the order, or failed to
respond, as indicated below.

15 Debtor's counsel:

16 _____ approved the form of this order _____ disapproved the form of this order

17 _____ waived the right to review the order and/or _____ failed to respond to the document

18 _____ appeared at the hearing, waived the right to review the order

19 _____ matter unopposed, did not appear at the hearing, waived the right to review the order

20 Trustee:

21 _____ approved the form of this order _____ disapproved the form of this order

22 _____ waived the right to review the order and/or _____ failed to respond to the document

23 _____ I certify that I have served a copy of this order with the motion, and no parties appeared or filed
written objection.

24 Submitted by:

25 /s/ Gregory L. Wilde, Esq.

26 Gregory L. Wilde, Esq.

Attorney for Secured Creditor